

Prepared by and return to:  
Mark C. Dearing, Esq.  
4220 Race Track Road  
St. Johns, Florida 32259

**AMENDMENT TO DECLARATION OF COVENANTS,  
CONDITIONS AND RESTRICTIONS  
FOR AZALEA RIDGE**

THIS AMENDMENT is made this 17<sup>th</sup> day of July, 2015, by D.R. HORTON, INC. – JACKSONVILLE, a Delaware corporation (“Developer”) who recites and provides:

RECITALS:

A. Developer is the “Developer” or “Declarant” of the Azalea Ridge subdivision pursuant to that certain Declaration of Covenants, Conditions and Restrictions, recorded in Official Records Book 3109, page 1576 of the public records of Clay County, Florida (the “Declaration”) and by virtue of that certain Assignment and Assumption of Developer/Declarant Rights, recorded in Official Records Book 3447, page 1098 of the public records of Clay County, Florida.

B. Pursuant to Article VIII, Section 2 of the Declaration, Developer is authorized to modify or amend any provision of the Declaration so long as Developer controls the Board of Directors of the Association and has not turned the Association over to the control and operation of the Homeowners.

C. As of the date of this Amendment, Developer controls the Board of Directors of the Association.

**NOW, THEREFORE**, in consideration of the premises Developer hereby declares:

1. The recitations set forth herein are true and correct and are incorporated herein by reference.

2. Unless otherwise defined herein, each term defined in the Declaration and used herein shall have its meaning as defined in the Declaration.

3. Article II, Section 5 of the Declaration is hereby amended to clarify that the foregoing requirements with respect to sod, irrigation and other landscaping are specifically subject to the terms of Section 720.3075(4)(b), Florida Statutes, in that no landscaping or associated installations shall be in violation of the Declaration if they are Florida-friendly as defined in the statutes, including but specifically not limited to omission of full irrigation and Floritam sod.

4. This Amendment shall become effective upon recording in the Public Records of Clay County, Florida.

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4. This Amendment shall become effective upon recording in the Public Records of Clay County, Florida.

5. The invalidity of any part of this Amendment shall not impair or affect in any manner the validity, enforceability, or effect of the balance of the Amendment which shall remain in full force and effect.

6. In the event of any conflict between the terms of this Amendment and the terms of the Declaration, the terms of this Amendment shall control. Except as expressly modified hereby, the Declaration shall remain in full force and effect in accordance with the terms thereof.

7. Except as set forth herein, all terms and conditions of the Declaration remain in full force and effect.

{SIGNATURE PAGE TO FOLLOW}